

EXHIBIT D

**UNITED STATES BANKRUPTCY COURT
EASTERN DISTRICT OF WASHINGTON (Spokane/Yakima)
Bankruptcy Petition #: 24-01421-FPC11**

Assigned to: Judge Frederick P. Corbit
Chapter 11
Voluntary
Asset

Date filed: 09/05/2024
341 meeting: 10/25/2024
Deadline for filing claims: 11/14/2024
Deadline for filing claims (govt.): 03/04/2025
Deadline for objecting to discharge: 11/26/2024

Debtor

Ideal Property Investments LLC
c/o J. Fanelli Properties
811 SW 6th Avenue, Suite 1000
Portland, OR 97204
OKANOGAN-WA
Tax ID / EIN: 84-2961791

represented by **Daniel J Bugbee**

DBS Law
155 NE 100th Street
Suite 205
Seattle, WA 98125
206-489-3802
Fax : 206-973-8737
Email: dbugbee@lawdbs.com

Dominique R Scalia

DBS Law
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Ste 205
Seattle, WA 98125
206-489-3818
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Laurie Thornton

DBS Law
155 NE 100th Street
Ste 205
Seattle, WA 98125
206-247-4670
Email: ltornton@lawdbs.com.cro@fanelliproperties.com

U.S. Trustee

US Trustee
US Court House
920 W Riverside Ave, Suite 593
Spokane, WA 99201
509-353-2999

represented by **Gary W Dyer**

U S Trustee's Office
920 W Riverside Ave
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Spokane, WA 99201
509-353-2999
Fax : 509-353-3124
Email: Gary.W.Dyer@usdoj.gov

Creditor Committee

Official Committee of Unsecured Creditors
c/o K&L Gates LLP
925 Fourth Ave, Suite 2900
Seattle, WA 98104

represented by **John T. Bender**

K&L Gates LLP
925 Fourth Avenue
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Seattle, WA 98104-1001
206-370-5871
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Michael J Gearin

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| Filing Date | # | Docket Text |
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| 09/05/2024 | 1 (20 pgs; 2 docs) | VOLUNTARY Petition Under Chapter 11 and Accompanying Documents Non-Individual, (Filed as Individual and corrected by court) Total Fee Amount \$1738.00, Amount Paid \$1738.00. Receipt Number A8471438., Summary of Schedules due 09/19/2024. Schedule A due 09/19/2024. Schedule B due 09/19/2024. Schedule C due 09/19/2024. Schedule D due 09/19/2024. Schedule E due 09/19/2024. Schedule F due 09/19/2024. Schedule G due 09/19/2024. Schedule H due 09/19/2024. Schedule I due 09/19/2024. Schedule J due 09/19/2024. Schedules A-J due 09/19/2024. Statement of Financial Affairs due 09/19/2024. Atty Disclosure Statement due 09/19/2024. Chapter 11 Statement of Your Current Monthly Income Form 122B due 09/19/2024. Schedule A/B due 09/19/2024. Schedule E/F due 09/19/2024. Schedule J-2 due 09/19/2024. Incomplete Filings due 09/19/2024. Chapter 11 Plan due 01/3/2025. (Attachments: # 1 Corporate Resolution) (Thornton, Laurie) Modified on 9/9/2024 (TJL). (Entered: 09/05/2024) |
| 09/05/2024 | 2 (12 pgs) | MATRIX - Pursuant to LBR 1007-2. Filed by Laurie Thornton on behalf of IDEAL PROPERTY INVESTMENTS LLC (Thornton, Laurie) (Entered: 09/05/2024) |
| 09/05/2024 | 3 (3 pgs) | NOTICE of Appearance. Filed by Daniel J Bugbee on behalf of IDEAL PROPERTY INVESTMENTS LLC (Bugbee, Daniel) (Entered: 09/05/2024) |
| 09/05/2024 | 4 (1 pg) | STATEMENT of Witness to Signing of Document (RE: CHAPTER 11 Voluntary Petition and Accompanying Documents 1). Filed by Laurie Thornton on behalf of IDEAL PROPERTY INVESTMENTS LLC (Thornton, Laurie) (Entered: 09/05/2024) |
| 09/05/2024 | 5 (3 pgs) | NOTICE of Appearance. Filed by Dominique R Scalia on behalf of IDEAL PROPERTY INVESTMENTS LLC (Scalia, Dominique) (Entered: 09/05/2024) |
| 09/06/2024 | 6 (4 pgs; 2 docs) | NOTICE of Ch 11 Bankruptcy Case and Meeting of Creditors. 341(a) meeting to be held on 9/27/2024 at 09:00 AM via 341 Spokane-Richland ATT Telephone Line 1-877-953-9294 Access Code 4822893. Proofs of Claims due by 11/14/2024. Government Proof of Claim due 3/4/2025. Last day to oppose discharge or dischargeability 11/26/2024. (TJL) Modified on 9/9/2024 (CMR). (Entered: 09/06/2024) |
| 09/06/2024 | 7 (3 pgs) | NOTICE of Appearance. Filed by Gregory R Fox on behalf of First Fed Bank (Fox, Gregory) (Entered: 09/06/2024) |
| 09/06/2024 | 8 (3 pgs) | NOTICE of Appearance. Filed by Todd Brannon on behalf of First Fed Bank (Brannon, Todd) (Entered: 09/06/2024) |
| 09/06/2024 | 9 | DEADLINE Set - Objection to Discharge Due (INTERNAL USE ONLY) . Last day to oppose discharge or dischargeability 11/26/2024. (CMR) (Entered: 09/06/2024) |
| 09/08/2024 | 10 (6 pgs) | BNC Certificate of Mailing - Meeting of Creditors Notice Date 09/08/2024. (Admin.) (Entered: 09/08/2024) |
| 09/09/2024 | 11 (12 pgs; 2 docs) | MOTION to Use Cash Collateral and Adequate Protection. Filed by Daniel J Bugbee on behalf of Ideal Property Investments LLC. (Attachments: # 1 Proposed Form of Order) (Bugbee, Daniel) DEPUTY Clerk Note: Adequate Protection added to docket text. Modified on 9/10/2024 (TJL). (Entered: 09/09/2024) |
| 09/09/2024 | 12 (12 pgs; 2 docs) | MOTION for Adequate Assurance <i>to Utilities and Notice Procedures</i> . Filed by Laurie Thornton on behalf of Ideal Property Investments LLC. (Attachments: # 1 Proposed Form of Order) (Thornton, Laurie) (Entered: 09/09/2024) |
| 09/09/2024 | 13 (17 pgs) | DECLARATION of <i>Eric Camm in Support of First Day Motions</i> signed by <i>Eric Camm</i> (RE: Motion to Use Cash Collateral 11 , Motion for Adequate Assurance 12). Filed by Laurie Thornton on behalf of Ideal Property Investments LLC (Thornton, Laurie) (Entered: 09/09/2024) |
| 09/09/2024 | 14 (6 pgs; 2 docs) | MOTION to Shorten Time (RE: Motion to Use Cash Collateral 11 , Motion for Adequate Assurance 12 , Declaration 13) . Filed by Daniel J Bugbee on behalf of Ideal Property Investments LLC. (Attachments: # 1 Proposed Form of Order) (Bugbee, Daniel) (Entered: 09/09/2024) |
| 09/09/2024 | 15 (2 pgs) | ORDER Uploaded. Filed by Bugbee, Daniel. (RE: 14) (Entered: 09/09/2024) |
| 09/09/2024 | 16 (13 pgs; 2 docs) | AMENDED MOTION to Use Cash Collateral and Adequate Protection.. Filed by Daniel J Bugbee on behalf of Ideal Property Investments LLC. (Attachments: # 1 Proposed Form of Order) (Bugbee, Daniel) DEPUTY Clerk Note: Amended and Adequate Protection added to docket text. Modified on 9/10/2024 (TJL). (Entered: 09/09/2024) |
| 09/09/2024 | 17 (6 pgs; 2 docs) | AMENDED MOTION to Shorten Time (RE: Motion for Adequate Assurance 12 , Declaration 13 , Motion to Use Cash Collateral 16) . Filed by Daniel J Bugbee on behalf of Ideal Property Investments LLC. (Attachments: # 1 Proposed Form of Order) (Bugbee, Daniel) DEPUTY Clerk Note: Amended added to docket text. Modified on 9/10/2024 (TJL). (Entered: 09/09/2024) |
| 09/09/2024 | 18 (2 pgs) | ORDER Uploaded. Filed by Bugbee, Daniel. (RE: 17) (Entered: 09/09/2024) |
| 09/10/2024 | 19 | WITHDRAWAL (RE: Motion to Shorten Time 14). Filed by Daniel J Bugbee on behalf of Ideal Property Investments LLC (Bugbee, Daniel) (Entered: 09/10/2024) |
| 09/10/2024 | 20 (10 pgs; 2 docs) | APPLICATION to Approve Employment of <i>DBS Law</i> as <i>Counsel for Debtor-in-Possession</i> .. Filed by Daniel J Bugbee on behalf of Ideal Property Investments LLC. (Attachments: # 1 Proposed Form of Order) (Bugbee, Daniel) (Entered: 09/10/2024) |
| 09/10/2024 | 21 (2 pgs) | NOTICE of Motion and Time to Object. Filed by Daniel J Bugbee on behalf of Ideal Property Investments LLC (RE: Application to Approve Employment 20). (Bugbee, Daniel) (Entered: 09/10/2024) |

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| 09/10/2024 | 22 (6 pgs) | SUPPLEMENTAL DECLARATION of <i>Eric Camm in Support of First Day Motions</i> signed by <i>Eric Camm</i> (RE: Motion to Use Cash Collateral 11 , Motion for Adequate Assurance 12 , Declaration 13). Filed by Laurie Thornton on behalf of Ideal Property Investments LLC (Thornton, Laurie) (Entered: 09/10/2024) |
| 09/10/2024 | 23 (8 pgs) | CERTIFICATE of Service. Filed by Daniel J Bugbee on behalf of Ideal Property Investments LLC (RE: Notice of Motion and Time to Object 21). (Bugbee, Daniel) (Entered: 09/10/2024) |
| 09/10/2024 | 24 (10 pgs) | SUPPLEMENT to <i>Debtor's Application to Employ DBS Law</i> . (RE: Application to Approve Employment 20 , Notice of Motion and Time to Object 21). Filed by Laurie Thornton on behalf of Ideal Property Investments LLC (Thornton, Laurie) (Entered: 09/10/2024) |
| 09/10/2024 | 25 (1 pg) | NOTICE of Appearance. Filed by Joseph A.G. Sakay on behalf of Socotra REIT I, LLC (Sakay, Joseph) (Entered: 09/10/2024) |
| 09/10/2024 | 26 | REQUEST for Notice. Please take notice that Michael L. Wachtell requests that all papers and pleadings relevant to this action be directed to: Michael L. Wachtell, CA Bar No. 47218 Buchalter, A Professional Corporation 1000 Wilshire Blvd Suite 1500 Los Angeles CA 90017 mwachtell@buchalter.com 213-891-5460. Filed by Joseph A.G. Sakay on behalf of Socotra REIT I, LLC (Sakay, Joseph) (Entered: 09/10/2024) |
| 09/10/2024 | 27 (8 pgs; 2 docs) | APPLICATION for Andrew J. Geppert to Appear Pro Hac Vice. Filed by Gregory R Fox on behalf of First Fed Bank. (Attachments: # 1 Proposed Form of Order) (Fox, Gregory) (Entered: 09/10/2024) |
| 09/10/2024 | 28 (2 pgs) | ORDER Uploaded. Filed by Fox, Gregory. (RE: 27) (Entered: 09/10/2024) |
| 09/11/2024 | 29 (2 pgs) | ORDER Granting Motion to Shorten Time for Hearing on Debtor's Emergency First Day Motions (RE: 17). (TJL) (Entered: 09/11/2024) |
| 09/11/2024 | 30 (3 pgs) | NOTICE of Hearing. Filed by Daniel J Bugbee on behalf of Ideal Property Investments LLC (RE: Motion for Adequate Assurance 12 , Motion to Use Cash Collateral 16). The Hearing date is set for 9/13/2024 at 09:00 AM at Judge Corbit: Zoomgov.com or call 669-254-5252, Meeting ID: 160 692 2376. (Bugbee, Daniel) (Entered: 09/11/2024) |
| 09/11/2024 | 31 | ORDER Granting Application to Appear Pro Hac Vice. Pursuant to Local Bankruptcy Rule 9010-1(a)(3) and Local Rule 83.2 of the United States District Court for the Eastern District of Washington, Attorney Andrew J. Geppert for First Fed Bank is hereby admitted <i>pro hac vice</i> to practice in the United States Bankruptcy Court for the Eastern District of Washington in the above-captioned case and any related bankruptcy cases and adversary proceedings. Counsel of record, Gregory R. Fox, shall sign all pleadings, motions, and other papers prior to filing, and shall meaningfully participate in this case. SO ORDERED. Frederick P. Corbit, U.S. Bankruptcy Judge. TEXT-ONLY ORDER; NO PDF DOCUMENT WILL BE ISSUED. RECEIPT Number 27HK39CK, Fee Amount \$200.00 (RE: 27) . (TJL) (Entered: 09/11/2024) |
| 09/11/2024 | 32 (4 pgs) | CERTIFICATE of Service. Filed by Laurie Thornton on behalf of Ideal Property Investments LLC (RE: Motion for Adequate Assurance 12 , Declaration 13 , Motion to Use Cash Collateral 16 , Motion to Shorten Time 17 , Declaration 22 , Notice of Hearing 30). (Thornton, Laurie) (Entered: 09/11/2024) |
| 09/11/2024 | 33 (10 pgs) | CERTIFICATE of Service. Filed by Laurie Thornton on behalf of Ideal Property Investments LLC (RE: Notice of Hearing 30). (Thornton, Laurie) (Entered: 09/11/2024) |
| 09/11/2024 | 34 (16 pgs; 2 docs) | APPLICATION to Approve Employment of <i>J. Fanelli Properties LLC as Real Estate Consultant..</i> Filed by Daniel J Bugbee on behalf of Ideal Property Investments LLC. (Attachments: # 1 Proposed Form of Order) (Bugbee, Daniel) (Entered: 09/11/2024) |
| 09/11/2024 | 35 (2 pgs) | NOTICE of Motion and Time to Object. Filed by Daniel J Bugbee on behalf of Ideal Property Investments LLC (RE: Application to Approve Employment 34). (Bugbee, Daniel) (Entered: 09/11/2024) |
| 09/12/2024 | 36 (7 pgs) | CERTIFICATE of Service. Filed by Daniel J Bugbee on behalf of Ideal Property Investments LLC (RE: Application to Approve Employment 34 , Notice of Motion and Time to Object 35). (Bugbee, Daniel) (Entered: 09/12/2024) |
| 09/12/2024 | 37 (8 pgs; 2 docs) | APPLICATION to Approve Employment of <i>NAI Puget Sound Properties as Real Estate Broker..</i> Filed by Laurie Thornton on behalf of Ideal Property Investments LLC. (Attachments: # 1 Proposed Form of Order) (Thornton, Laurie) (Entered: 09/12/2024) |
| 09/12/2024 | 38 (2 pgs) | NOTICE of Motion and Time to Object. Filed by Laurie Thornton on behalf of Ideal Property Investments LLC (RE: Application to Approve Employment 37). (Thornton, Laurie) (Entered: 09/12/2024) |
| 09/12/2024 | 39 (15 pgs) | DECLARATION (Filed as AFFIDAVIT in Support and corrected by court) signed by <i>Richard Page</i> (RE: Application to Approve Employment 37). Filed by Laurie Thornton on behalf of Ideal Property Investments LLC (Thornton, Laurie) Modified on 9/13/2024 (TJL). (Entered: 09/12/2024) |
| 09/12/2024 | 40 (8 pgs) | CERTIFICATE of Service. Filed by Laurie Thornton on behalf of Ideal Property Investments LLC (RE: Application to Approve Employment 37 , Notice of Motion and Time to Object 38). (Thornton, Laurie) (Entered: 09/12/2024) |
| 09/12/2024 | 41 (35 pgs) | DECLARATION Under Penalty of Perjury for Non-Individual Debtors , <i>AMENDED List of Creditors Who Have the 20 Largest Unsecured Claims and Are Not Insiders</i> , SCHEDULE A/B: Property Non-Individual , SCHEDULE D: Non-Individual - Creditors Having Claims Secured by Property , SCHEDULE E/F: Creditors Who Have Unsecured Claims Non-Individual , SUMMARY of Assets and Liabilities for Non-Individual (RE: CHAPTER 11 Voluntary Petition and Accompanying Documents). Filed by Laurie Thornton on behalf of Ideal Property Investments LLC (Thornton, Laurie) DEPUTY Clerk Note: Entry clarified. Modified on 9/13/2024 (TJL). (Entered: 09/12/2024) |


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| 09/12/2024 | 42 (2 pgs) | NOTICE for Compensation of Professional Fees (Ch 11 insider salaries). Name of Professional Receiving Fees: <i>Eric Camm</i> . Monthly Salary: <i>\$450 per hour</i> . Filed by Daniel J Bugbee on behalf of Ideal Property Investments LLC. (Bugbee, Daniel) (Entered: 09/12/2024) |
| 09/12/2024 | 43 (2 pgs) | NOTICE of Appearance. Filed by Armand J Komfeld on behalf of The Pacific Parties (Komfeld, Armand) (Entered: 09/12/2024) |
| 09/12/2024 | 44 (2 pgs) | NOTICE of Appearance. Filed by Christine M Tobin on behalf of The Pacific Parties (Tobin, Christine) (Entered: 09/12/2024) |
| 09/12/2024 | 45 (7 pgs) | OBJECTION (RE: Motion to Use Cash Collateral 16). Filed by Gregory R Fox on behalf of First Fed Bank (Fox, Gregory) (Entered: 09/12/2024) |
| 09/12/2024 | 46 (10 pgs; 2 docs) | DECLARATION <i>in Support of Motion to Use Cash Collateral</i> signed by <i>Joseph P. Fanelli</i> (RE: Motion to Use Cash Collateral 16). (Attachments: # 1 Proposed Form of Order) Filed by Laurie Thornton on behalf of Ideal Property Investments LLC (Thornton, Laurie) (Entered: 09/12/2024) |
| 09/12/2024 | 47 (6 pgs) | OBJECTION (RE: Motion to Use Cash Collateral 11). Filed by Christine M Tobin on behalf of The Pacific Parties (Tobin, Christine) (Entered: 09/12/2024) |
| 09/13/2024 | 48 (8 pgs) | CERTIFICATE of Service. Filed by Daniel J Bugbee on behalf of Ideal Property Investments LLC (RE: Notice for Compensation of Professional Fees 42). (Bugbee, Daniel) (Entered: 09/13/2024) |
| 09/13/2024 | 49 (1 pg) |  PDF with attached Audio File. Court Date & Time [9/13/2024 9:08:43 AM]. File Size [27896 KB]. Run Time [00:58:07]. (JoleneBritton). (Entered: 09/13/2024) |
| 09/13/2024 | 50 (3 pgs) | ORDER Uploaded. Filed by Thornton, Laurie. (RE: 12) (Entered: 09/13/2024) |
| 09/13/2024 | 51 | MINUTE Entry Re: Motion for Cash Collateral/Motion re Utilities and Procedures. HELD. The Motion re Cash Collateral and Motion re Utilities are granted. The interim collateral motion is continued for further hearing on 10/10/2024 at 10:30 AM at Judge Corbit: Zoomgov.com or call 669-254-5252, Meeting ID: 160 692 2376. Counsel for the debtor shall submit the orders. As stated on the record, the following dates are assigned for future hearings: 10/10, 11/12, and 12/11 at 10:30 a.m. via zoom. Mr. Bugbee summarized the status of the case. Appearances: Dan Bugbee, Laurie Thorton, and Dominique Scalia, attorney for debtor; Eric Camm, debtor representative; Greg Fox and Todd Brannon, attorneys for First Federal Bank; David P. Papiez, attorney for First Security Bank of Nevada; Amy Lambdin, attorney for U.S. Trustee; Christine M. Tobin and John Bender, attorneys for the Pacific Parties; Amit Ranade, attorney for Turning Point in the state court receivership; and Joseph Sakay, attorney for Socotra REIT I, LLC.(RE: Motion for Cash Collateral 16 , Motion for Adequate Assurance 12 , Motion to Use Cash Collateral 11). (JKB) (Entered: 09/13/2024) |
| 09/13/2024 | 52 (3 pgs) | ORDER Granting Interim Motion for Adequate Assurance to Utilities and Approving Notice Procedures (RE: 12). (TJL) (Entered: 09/13/2024) |
| 09/13/2024 | 53 (6 pgs) | ORDER Uploaded. Filed by Bugbee, Daniel. (RE: 16) (Entered: 09/13/2024) |
| 09/13/2024 | 54 (2 pgs) | CERTIFICATE of Service. Filed by Daniel J Bugbee on behalf of Ideal Property Investments LLC (RE: Motion for Adequate Assurance 12 , Order on Motion for Adequate Assurance 52). (Bugbee, Daniel) (Entered: 09/13/2024) |
| 09/13/2024 | 55 (6 pgs) | FIRST Interim Order Granting Motion To Use Cash Collateral and Granting Adequate Protection (RE: 16). Hearing scheduled 10/10/2024 at 10:30 AM at Judge Corbit: Zoomgov.com or call 669-254-5252, Meeting ID: 160 692 2376. Case Judge is Frederick P. Corbit. (TJL) (Entered: 09/13/2024) |
| 09/13/2024 | 56 (3 pgs) | NOTICE of Appearance and Request for Notice. Filed by David P Papiez on behalf of First Security Bank of Nevada (Papiez, David) (Entered: 09/13/2024) |
| 09/16/2024 | 57 (2 pgs) | NOTICE of Appearance. Filed by John Bender on behalf of The Pacific Parties (Bender, John) (Entered: 09/16/2024) |
| 09/16/2024 | 58 | NOTICE of Appearance. Please take notice that Amit Ranade hereby enters an appearance in this case on behalf of TurningPointe, LLC, and requests that all papers and pleadings relevant to this action be directed to: 600 University St Suite 310 Seattle WA 98101 aranade@swlaw.com 206-741-1420. Filed by Amit D Ranade on behalf of Turningpointe, LLC dba Turning Point Strategic Advisors (Ranade, Amit) (Entered: 09/16/2024) |
| 09/16/2024 | 59 | NOTICE of Appearance. Please take notice that Mallory Satre hereby enters an appearance in this case on behalf of TurningPointe, LLC, and requests that all papers and pleadings relevant to this action be directed to: 600 University St Suite 310 Seattle WA 98101 msatre@swlaw.com 206-741-1420. Filed by Mallory Lynn Bouchee Satre on behalf of Turningpointe, LLC dba Turning Point Strategic Advisors (Satre, Mallory) (Entered: 09/16/2024) |
| 09/17/2024 | 60 (3 pgs) | NOTICE of Appearance and Request for Notice. Filed by Randall Thomsen on behalf of Water for Commerce Fund Management, LLC (Thomsen, Randall) (Entered: 09/17/2024) |
| 09/17/2024 | 61 | REQUEST to Add Additional Email Address to Existing Party, kyle.hirsch@bclplaw.com, will.easley@bclplaw.com, randall.thomsen@bclplaw.com, florine.fujita@bclplaw.com.. Filed by Randall Thomsen on behalf of Water for Commerce Fund Management, LLC (Thomsen, Randall) (Entered: 09/17/2024) |

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| 09/17/2024 | 62 (6 pgs; 2 docs) | MOTION to Extend Time to File Document: <i>Schedules G through J and Statement of Financial Affairs to October 18, 2024</i> . Filed by Laurie Thornton on behalf of Ideal Property Investments LLC. (Attachments: # 1 Proposed Form of Order) (Thornton, Laurie) (Entered: 09/17/2024) |
| 09/17/2024 | 63 (2 pgs) | ORDER Uploaded. Filed by Thornton, Laurie. (RE: 62) (Entered: 09/17/2024) |
| 09/17/2024 | 64 (1 pg) | REQUEST for Notice. Filed by Dallas County (Turner, John) (Entered: 09/17/2024) |
| 09/17/2024 | 65 (3 pgs) | APPLICATION For Approval of Agreed Scheduling Order pursuant to 28 U.S.C. § 586(a)(7)(iv) and 11 U.S.C. § 105(d). Filed by U.S. Trustee. (Dyer, Gary) (Entered: 09/17/2024) |
| 09/17/2024 | 66 (3 pgs) | ORDER Uploaded. Filed by Dyer, Gary. (RE: 65) (Entered: 09/17/2024) |
| 09/17/2024 | 67 (2 pgs) | ORDER Granting Motion to Extend Time to File Remaining Schedules and Statement of Financial Affairs (RE: 62). Time Extended to 10/18/2024. (TJL) (Entered: 09/17/2024) |
| 09/18/2024 | 68 (3 pgs) | ORDER Granting Motion for Approval of Agreed Scheduling Order pursuant to 28 U.S.C. § 586(a)(7)(iv) and 11 U.S.C. § 105(d) (RE: 65). (TLJ) (Entered: 09/18/2024) |
| 09/19/2024 | 69 (10 pgs; 2 docs) | MOTION to Approve Transaction Involving Debtor's Subsidiary. Filed by Daniel J Bugbee on behalf of Ideal Property Investments LLC. (Attachments: # 1 Proposed Form of Order) (Bugbee, Daniel) DEPUTY Clerk Note: Entry clarified. Modified on 9/20/2024 (TJL). (Entered: 09/19/2024) |
| 09/19/2024 | 70 (130 pgs; 7 docs) | DECLARATION of <i>Eric Camm</i> in Support of Motion to Approve Transaction Involving Debtor's Subsidiary signed by <i>Eric Camm</i> (RE: Motion to Authorize 69). (Attachments: # 1 Exhibit Part 1 # 2 Exhibit Part 2 # 3 Exhibit Part 3 # 4 Exhibit Part 4 # 5 Exhibit Part 5 # 6 Exhibit Part 6) Filed by Daniel J Bugbee on behalf of Ideal Property Investments LLC (Bugbee, Daniel) (Entered: 09/19/2024) |
| 09/19/2024 | 71 (6 pgs; 2 docs) | MOTION to Shorten Time (RE: Motion to Authorize 69) . Filed by Daniel J Bugbee on behalf of Ideal Property Investments LLC. (Attachments: # 1 Proposed Form of Order) (Bugbee, Daniel) (Entered: 09/19/2024) |
| 09/19/2024 | 72 (2 pgs) | ORDER Uploaded. Filed by Bugbee, Daniel. (RE: 71) (Entered: 09/19/2024) |
| 09/19/2024 | 73 (2 pgs) | ORDER Granting Motion to Shorten Time for Hearing on Debtor's Motion to Approve Transaction (RE: 71). (TJL) (Entered: 09/19/2024) |
| 09/19/2024 | 74 (2 pgs) | NOTICE of Hearing. Filed by Daniel J Bugbee on behalf of Ideal Property Investments LLC (RE: Motion to Authorize 69). The Hearing date is set for 10/10/2024 at 10:30 AM at Judge Corbit: Zoomgov.com or call 669-254-5252, Meeting ID: 160 692 2376. (Bugbee, Daniel) (Entered: 09/19/2024) |
| 09/20/2024 | 75 (10 pgs) | CERTIFICATE of Service. Filed by Daniel J Bugbee on behalf of Ideal Property Investments LLC (RE: Motion to Authorize 69). (Bugbee, Daniel) (Entered: 09/20/2024) |
| 09/24/2024 | 76 | NOTICE of Appearance. Please take notice that Michael M. Sperry hereby enters an appearance in this case on behalf of Everett 1 LLC, and requests that all papers and pleadings relevant to this action be directed to: 575 S Michigan ST Seattle WA 98108 michaels@schweetlaw.com. Filed by Michael M Sperry on behalf of Everett 1 LLC (Sperry, Michael) (Entered: 09/24/2024) |
| 09/24/2024 | 77 | NOTICE of Appearance. Please take notice that Ben Ellison hereby enters an appearance in this case on behalf of SS Holdings, LLC, and requests that all papers and pleadings relevant to this action be directed to: 2212 Queen Anne Ave North, No. 719 Seattle WA 98109 salishsealegal@outlook.com 206-387-2190. Filed by Benjamin A Ellison on behalf of SS Holdings, LLC (Ellison, Benjamin) (Entered: 09/24/2024) |
| 09/24/2024 | 78 (1 pg) | NOTICE of Appearance and Request for Notice. Filed by Bexar County (Stecker, Don) (Entered: 09/24/2024) |
| 09/24/2024 | 79 (20 pgs; 2 docs) | MOTION to Sell Property Free and Clear of Liens Pursuant to 11 USC 363(f): 530 Opper Street, Escondido, California. Fee Amount \$199. Filed by Dominique R Scalia on behalf of Ideal Property Investments LLC. (Attachments: # 1 Proposed Form of Order) (Scalia, Dominique) (Entered: 09/24/2024) |
| 09/24/2024 | | RECEIPT of Motion to Sell Property Free and Clear of Liens(24-01421-FPC11) [motion,msell] (199.00) Filing Fee. Receipt number A8505964. Fee amount 199.00 (RE: Motion to Sell Property Free and Clear of Liens 79). (U.S. Treasury) (Entered: 09/24/2024) |
| 09/24/2024 | 80 (181 pgs; 13 docs) | DECLARATION signed by <i>Joseph Fanelli</i> (RE: Motion to Sell Property Free and Clear of Liens 79). (Attachments: # 1 Exhibit A # 2 Exhibit B # 3 Exhibit C - Part 1 # 4 Exhibit C - Part 2 # 5 Exhibit C - Part 3 # 6 Exhibit C - Part 4 # 7 Exhibit D # 8 Exhibit E - Part 1 # 9 Exhibit E - Part 2 # 10 Exhibit E - Part 3 # 11 Exhibit F # 12 Exhibit G) Filed by Dominique R Scalia on behalf of Ideal Property Investments LLC (Scalia, Dominique) (Entered: 09/24/2024) |
| 09/24/2024 | 81 (6 pgs; 2 docs) | MOTION to Shorten Time (RE: Motion to Sell Property Free and Clear of Liens 79) . Filed by Dominique R Scalia on behalf of Ideal Property Investments LLC. (Attachments: # 1 Proposed Form of Order) (Scalia, Dominique) (Entered: 09/24/2024) |


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| 09/24/2024 | 82 (2 pgs) | ORDER Uploaded. Filed by Scalia, Dominique. (RE: 81) (Entered: 09/24/2024) |
| 09/25/2024 | 83 (2 pgs) | OBJECTION (RE: Application to Approve Employment 34 , Application to Approve Employment 37). Filed by Facts Property Services. (TLJ) (Entered: 09/25/2024) |
| 09/25/2024 | 84 | CERTIFICATE of Service. I, Daniel J. Bugbee, certify under penalty of perjury that the following is true and correct. I am over the age of eighteen. On September 24, 2024, I filed the following document(s): Ex Parte Motion to Shorten Time for Hearing Debtor's Motion to Approve Sale of Real Property and Assume and Assign Leases (Escondido). The recipient(s) name, address and/or email: jbender@correronin.com, brannont@lanepowell.com, Gary.W.Dyer@usdoj.gov, salishsealegal@outlook.com, FoxG@Lanepowell.com, jkornfeld@bskd.com, dpapiez@foxrothschild.com, aranade@swlaw.com, jsakay@buchalter.com, michael@schweetlaw.com, randallt@harriganleyh.com, ctobin@bskd.com, USTP.REGION18.SP.ECF@usdoj.gov. Registered ECF participants are served upon filing of the document(s) based on receipt of a Notice of Electronic Filing. Filed by Daniel J Bugbee on behalf of Ideal Property Investments LLC (RE: Motion to Shorten Time 81). (Bugbee, Daniel) (Entered: 09/25/2024) |
| 09/25/2024 | 85 (2 pgs) | ORDER Granting Motion to Shorten Time for Hearing on Debtor's Motion to Approve Sale of Real Property and Assumption and Assignment of Leases (RE: 81). (TJL) (Entered: 09/25/2024) |
| 09/25/2024 | 86 (3 pgs) | NOTICE of Hearing and NOTICE of Motion and Time to Object. Filed by Daniel J Bugbee on behalf of Ideal Property Investments LLC (RE: Motion to Sell Property Free and Clear of Liens 79). The Hearing date is set for 10/10/2024 at 10:30 AM at Judge Corbit: Zoomgov.com or call 669-254-5252, Meeting ID: 160 692 2376. (Bugbee, Daniel) DEPUTY Clerk Note: Notice of Motion and Time to Object. Modified on 9/26/2024 (TJL). (Entered: 09/25/2024) |
| 09/25/2024 | 87 (3 pgs) | STATEMENT of Compensation (RE: CHAPTER 11 Voluntary Petition and Accompanying Documents 1). Filed by Laurie Thornton on behalf of Ideal Property Investments LLC (Thornton, Laurie) (Entered: 09/25/2024) |
| 09/25/2024 | 88 (2 pgs) | CERTIFICATE of Service. Filed by Laurie Thornton on behalf of Ideal Property Investments LLC (RE: Motion to Sell Property Free and Clear of Liens 79). (Thornton, Laurie) (Entered: 09/25/2024) |
| 09/26/2024 | 89 (10 pgs) | CERTIFICATE of Service. Filed by Daniel J Bugbee on behalf of Ideal Property Investments LLC (RE: Motion to Sell Property Free and Clear of Liens 79). (Bugbee, Daniel) (Entered: 09/26/2024) |
| 09/26/2024 | 90 (8 pgs) | SCHEDULE G: Non-Individual - Executory Contracts and Unexpired Leases (RE: CHAPTER 11 Voluntary Petition and Accompanying Documents 1). Filed by Laurie Thornton on behalf of Ideal Property Investments LLC (Thornton, Laurie) (Entered: 09/26/2024) |
| 09/26/2024 | 91 (25 pgs) | AMENDED SCHEDULES filed: Schedule A/B, Schedule E/F, for Non-Individual Fee Amount \$34. (RE: CHAPTER 11 Voluntary Petition and Accompanying Documents 1). Filed by Laurie Thornton on behalf of Ideal Property Investments LLC (Thornton, Laurie) (Entered: 09/26/2024) |
| 09/26/2024 | | RECEIPT of Amended Schedules(24-01421-FPC11) [misc,amdscht] (34.00) Filing Fee. Receipt number A8510476. Fee amount 34.00 (RE: Amended Schedules 91). (U.S. Treasury) (Entered: 09/26/2024) |
| 09/27/2024 | 92 | WITHDRAWAL (RE: Motion to Authorize 69). Filed by Daniel J Bugbee on behalf of Ideal Property Investments LLC (Bugbee, Daniel) (Entered: 09/27/2024) |
| 09/27/2024 | 93 (3 pgs) | NOTICE of Hearing and NOTICE of Motion and Time to Object.. Filed by Daniel J Bugbee on behalf of Ideal Property Investments LLC (RE: Motion to Use Cash Collateral 16). The Hearing date is set for 10/10/2024 at 10:30 AM at Judge Corbit: Zoomgov.com or call 669-254-5252, Meeting ID: 160 692 2376. (Bugbee, Daniel) DEPUTY Clerk Note: Notice of Motion and Time to Object added to docket text. Modified on 9/30/2024 (TJL). (Entered: 09/27/2024) |
| 09/27/2024 | 94 (27 pgs; 3 docs) | SUPPLEMENT to <i>Application to Approve Employment of J. Fanelli Properties LLC</i> . (RE: Application to Approve Employment 34). (Attachments: # 1 Affidavit ISO Supplement to Employment Application # 2 Proposed Form of Order Revised) Filed by Laurie Thornton on behalf of Ideal Property Investments LLC (Thornton, Laurie) (Entered: 09/27/2024) |
| 09/27/2024 | 95 (9 pgs) | SUPPLEMENT to <i>Declaration of Richard Page in Support of Application to Approve Employment of NAI as R.E. Broker</i> . (RE: Application to Approve Employment 37). Filed by Dominique R Scalia on behalf of Ideal Property Investments LLC (Scalia, Dominique) (Entered: 09/27/2024) |
| 09/27/2024 | 96 (3 pgs) | NOTICE of Hearing. Filed by Dominique R Scalia on behalf of Ideal Property Investments LLC (RE: Application to Approve Employment 34 , Application to Approve Employment 37 , Supplement to 94 , Supplement to 95). The Hearing date is set for 10/10/2024 at 10:30 AM at Judge Corbit: Zoomgov.com or call 669-254-5252, Meeting ID: 160 692 2376. (Scalia, Dominique) (Entered: 09/27/2024) |
| 09/27/2024 | 97 (11 pgs; 2 docs) | SUPPLEMENT to <i>Debtor's Interim Order Authorizing Use of Cash Collateral and Granting Adequate Protection</i> . (RE: Motion to Use Cash Collateral 16). (Attachments: # 1 Proposed Form of Order) Filed by Daniel J Bugbee on behalf of Ideal Property Investments LLC (Bugbee, Daniel) (Entered: 09/27/2024) |
| 09/27/2024 | 98 | WITHDRAWAL (RE: Supplement to 97). Filed by Daniel J Bugbee on behalf of Ideal Property Investments LLC (Bugbee, Daniel) (Entered: 09/27/2024) |
| 09/30/2024 | 99 (8 pgs) | CERTIFICATE of Service. Filed by Laurie Thornton on behalf of Ideal Property Investments LLC (RE: Notice of Hearing 93). (Thornton, Laurie) (Entered: 09/30/2024) |
| 09/30/2024 | 100 | REQUEST for Notice. Please take notice that NBC Mergeco, Inc. requests that all papers and pleadings relevant to this action be directed to: 575 S. Michigan Street, Seattle, WA 98108. Filed by Thomas S Linde on behalf of NBC Mergeco, Inc (Linde, Thomas) (Entered: 09/30/2024) |

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| 09/30/2024 | 101 (8 pgs) | CERTIFICATE of Service. Filed by Daniel J Bugbee on behalf of Ideal Property Investments LLC (RE: Notice of Hearing 96). (Bugbee, Daniel) (Entered: 09/30/2024) |
| 10/01/2024 | 102 (5 pgs) | NOTICE of Appearance and Request for Notice. Filed by Sean V. Small on behalf of 352 Capital (Small, Sean) (Entered: 10/01/2024) |
| 10/01/2024 | 103 | REQUEST to Add Additional Email Address to Existing Party, spadafora@lasher.com.. Filed by Sean V. Small on behalf of 352 Capital (Small, Sean) (Entered: 10/01/2024) |
| 10/01/2024 | 104 | REQUEST to Add Additional Email Address to Existing Party, pendleton@lasher.com.. Filed by Sean V. Small on behalf of 352 Capital (Small, Sean) (Entered: 10/01/2024) |
| 10/01/2024 | 105 | REQUEST to Add Additional Email Address to Existing Party, Scott.Balber@hsf.com.. Filed by Sean V. Small on behalf of 352 Capital (Small, Sean) (Entered: 10/01/2024) |
| 10/01/2024 | 106 | REQUEST to Add Additional Email Address to Existing Party, Peter.Behmke@hsf.com.. Filed by Sean V. Small on behalf of 352 Capital (Small, Sean) (Entered: 10/01/2024) |
| 10/01/2024 | 107 | REQUEST to Add Additional Email Address to Existing Party, Michael.Jones@hsf.com.. Filed by Sean V. Small on behalf of 352 Capital (Small, Sean) (Entered: 10/01/2024) |
| 10/01/2024 | | MEETING of Creditors Reset. Filed by U.S. Trustee. 341(a) meeting to be held on 10/25/2024 at 11:00 AM via 341 Spokane-Richland ATT Telephone Line 1-877-953-9294 Access Code 4822893. (Dyer, Gary) (Entered: 10/01/2024) |
| 10/01/2024 | 108 | REQUEST to Add Additional Email Address to Existing Party, cro@fanelliproperties.com.. Filed by Laurie Thornton on behalf of Ideal Property Investments LLC (Thornton, Laurie) (Entered: 10/01/2024) |
| 10/04/2024 | 109 (13 pgs; 2 docs) | SUPPLEMENT to Filing in Support of Second Interim Order Authorizing Use of Cash Collateral. (RE: Motion to Use Cash Collateral 16). (Attachments: # 1 Proposed Form of Order) Filed by Daniel J Bugbee on behalf of Ideal Property Investments LLC (Bugbee, Daniel) DEPUTY Clerk Note: Entry clarified. Modified on 10/7/2024 (TJL). (Entered: 10/04/2024) |
| 10/04/2024 | 110 (12 pgs) | DECLARATION in Support of Entry of Debtor's Second Interim Cash Collateral Order signed by Joseph P. Fanelli (RE: Motion to Use Cash Collateral 16 , Supplement to 109). Filed by Daniel J Bugbee on behalf of Ideal Property Investments LLC (Bugbee, Daniel) (Entered: 10/04/2024) |
| 10/04/2024 | 111 (3 pgs) | CERTIFICATE of Service. Filed by Daniel J Bugbee on behalf of Ideal Property Investments LLC (RE: Supplement to 109 , Declaration 110). (Bugbee, Daniel) (Entered: 10/04/2024) |
| 10/07/2024 | 112 | DECLARATION of No Objections. Filer represents to the Court, under penalty of perjury, that the Motion (Docket No. 20) and Notice (Docket No. 21), were served as documented in the Certificate of Service (Docket No. 23). No objections have been filed (RE: Application to Approve Employment 20). Filed by Daniel J Bugbee on behalf of Ideal Property Investments LLC (Bugbee, Daniel) (Entered: 10/07/2024) |
| 10/07/2024 | 113 (2 pgs) | ORDER Uploaded. Filed by Bugbee, Daniel. (RE: 20) (Entered: 10/07/2024) |
| 10/07/2024 | 114 (2 pgs) | ORDER Granting Application to Approve Employment of DBS Law as Counsel for Debtor-in-Possession (RE: 20). (TJL) (Entered: 10/07/2024) |
| 10/07/2024 | 115 (2 pgs) | APPOINTMENT of Unsecured Creditors' Committee. Filed by U.S. Trustee. (Dyer, Gary) (Entered: 10/07/2024) |
| 10/07/2024 | 116 (12 pgs) | OBJECTION (RE: Motion to Use Cash Collateral 16 , Motion to Sell Property Free and Clear of Liens 79 , Supplement to 109). Filed by Gregory R Fox on behalf of First Fed Bank (Fox, Gregory) (Entered: 10/07/2024) |
| 10/07/2024 | 117 (831 pgs; 18 docs) | DECLARATION (Master Declaration of Kyle Henderson) signed by Kyle Henderson (RE: Objection 116). (Attachments: # 1 Exhibit A # 2 Exhibit B # 3 Exhibit C # 4 Exhibit D # 5 Exhibit E # 6 Exhibit F # 7 Exhibit G # 8 Exhibit H # 9 Exhibit I # 10 Exhibit J # 11 Exhibit K # 12 Exhibit L # 13 Exhibit M # 14 Exhibit N # 15 Exhibit O # 16 Exhibit P # 17 Exhibit Q) Filed by Gregory R Fox on behalf of First Fed Bank (Fox, Gregory) (Entered: 10/07/2024) |
| 10/08/2024 | 118 (3 pgs) | OBJECTION (RE: Motion to Sell Property Free and Clear of Liens 79). Filed by Facts Property Services (TJL) (Entered: 10/08/2024) |
| 10/08/2024 | 119 (1 pg) | NOTICE of Hearing, NOTICE of Objection. Filed by Facts Property Services (RE: Motion to Sell Property Free and Clear of Liens 79 , Objection 118). Hearing scheduled 10/10/2024 at 10:30 AM at Judge Corbit: Zoomgov.com or call 669-254-5252, Meeting ID: 160 692 2376. Case Judge is Frederick P. Corbit (TJL) (Entered: 10/08/2024) |
| 10/08/2024 | 120 (7 pgs) | OBJECTION (RE: Motion to Sell Property Free and Clear of Liens 79). Filed by Armand J Kornfeld on behalf of The Pacific Parties (Kornfeld, Armand) (Entered: 10/08/2024) |
| 10/08/2024 | 121 (12 pgs; 2 docs) | MOTION to Establish Procedures. Filed by Daniel J Bugbee on behalf of Ideal Property Investments LLC. (Attachments: # 1 Proposed Form of Order) (Bugbee, Daniel) (Entered: 10/08/2024) |
| 10/08/2024 | 122 (2 pgs) | DECLARATION of Armand J. Kornfeld in Support of Limited Objection to Approve Sale of Real Property (Escondido) signed by Armand J. Kornfeld (RE: Objection 120). Filed by Armand J Kornfeld on behalf of The Pacific Parties (Kornfeld, Armand) (Entered: 10/08/2024) |

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| 10/08/2024 | 123 (23 pgs) | DECLARATION of <i>Christine M. Tobin-Presser</i> in Support of Limited Objection to Motion to Approve Sale signed by <i>Christine M. Tobin-Presser</i> (RE: Objection 120). Filed by Armand J Kornfeld on behalf of The Pacific Parties (Kornfeld, Armand) (Entered: 10/08/2024) |
| 10/08/2024 | 124 (3 pgs) | DECLARATION in Support of Debtor's Motion for Order Establishing Procedures signed by <i>Daniel J. Bugbee</i> (RE: Motion to Establish Procedures 121). Filed by Daniel J Bugbee on behalf of Ideal Property Investments LLC (Bugbee, Daniel) (Entered: 10/08/2024) |
| 10/08/2024 | 125 (2 pgs) | NOTICE of Motion and Time to Object. Filed by Daniel J Bugbee on behalf of Ideal Property Investments LLC (RE: Motion to Establish Procedures 121). (Bugbee, Daniel) (Entered: 10/08/2024) |
| 10/08/2024 | 126 (1 pg) | NOTICE of Appearance. Filed by Adam C. Doupe on behalf of Socotra REIT I, LLC (Doupe, Adam) (Entered: 10/08/2024) |
| 10/08/2024 | 127 | MINUTE Entry. Motion to Approve Transaction. NOT HELD. Stricken - Motion withdrawn at ECF No. 98. (RE: Motion to Authorize 69). (JKB) (Entered: 10/08/2024) |
| 10/08/2024 | 128 (6 pgs) | REPLY signed by <i>Dominique R Scalia</i> (RE: Application to Approve Employment 34 , Objection 83 , Supplement to 94). Filed by Laurie Thornton on behalf of Ideal Property Investments LLC (Thornton, Laurie) (Entered: 10/08/2024) |
| 10/08/2024 | 129 (2 pgs) | SECOND DECLARATION of <i>Joseph Fanelli</i> ISO Application to Employ <i>J. Fanelli Properties, LLC</i> signed by <i>Joseph Fanelli</i> (RE: Reply 128). Filed by Laurie Thornton on behalf of Ideal Property Investments LLC (Thornton, Laurie) (Entered: 10/08/2024) |
| 10/08/2024 | 130 (8 pgs) | OBJECTION (RE: Motion to Sell Property Free and Clear of Liens 79). Filed by Adam C. Doupe on behalf of Socotra REIT I, LLC (Doupe, Adam) (Entered: 10/08/2024) |
| 10/08/2024 | 131 (104 pgs; 9 docs) | DECLARATION in Support of Socotra REIT I, LLC's Objection to Debtor's Motion to Approve Sale of Real Property signed by <i>Paul Cotter</i> (RE: Objection 130). (Attachments: # 1 Ex A Promissory Note # 2 Ex C Escondido Deed of Trust # 3 Ex B Hayward Deed of Trust # 4 Ex D Statement of Account # 5 Ex E Notices of Default # 6 Ex F Notices of Trustee's Sale # 7 Ex G Extension Agreement # 8 Ex H Claim calculation) Filed by Adam C. Doupe on behalf of Socotra REIT I, LLC (Doupe, Adam) (Entered: 10/08/2024) |
| 10/09/2024 | 132 (7 pgs) | REPLY signed by <i>Dominique R. Scalia</i> (RE: Motion to Use Cash Collateral 16 , Supplement to 109). Filed by Dominique R Scalia on behalf of Ideal Property Investments LLC (Scalia, Dominique) (Entered: 10/09/2024) |
| 10/09/2024 | 133 (12 pgs) | CERTIFICATE of Service. Filed by Daniel J Bugbee on behalf of Ideal Property Investments LLC (RE: Motion to Establish Procedures 121). (Bugbee, Daniel) (Entered: 10/09/2024) |
| 10/09/2024 | 134 (5 pgs) | REPLY signed by <i>Dominique R. Scalia</i> (RE: Motion to Sell Property Free and Clear of Liens 79). Filed by Dominique R Scalia on behalf of Ideal Property Investments LLC (Scalia, Dominique) (Entered: 10/09/2024) |
| 10/09/2024 | 135 (4 pgs) | NOTICE of Agenda of Matters Set for October 10, 2024 signed by <i>Daniel J. Bugbee of Ideal Property Investments LLC</i> . Filed by Daniel J Bugbee on behalf of Ideal Property Investments LLC (RE: Motion to Use Cash Collateral 16 , Application to Approve Employment 34 , Application to Approve Employment 37 , Motion to Sell Property Free and Clear of Liens 79). (Bugbee, Daniel) DEPUTY Clerk Note: Entry clarified. Modified on 10/11/2024 (TJL). Modified on 10/15/2024 (CMR). (Entered: 10/09/2024) |
| 10/09/2024 | 136 (1 pg) | NOTICE of Appearance. Filed by Harris Co ESD #09, Lone Star College System, Cypress-Fairbanks ISD (Grundemeier, Tara) (Entered: 10/09/2024) |
| 10/09/2024 | 137 (3 pgs) | SUBSTITUTION of Counsel. Also signed by Armand J. Kornfeld and Christine M. Tobin-Presser, Remaining Attorneys for The Pacific Parties. Filed by John Bender on behalf of The Pacific Parties (Bender, John) (Entered: 10/09/2024) |
| 10/09/2024 | 138 (6 pgs) | DECLARATION in Support of Debtor's Reply in Support of Motion to Approve Sale (<i>Escondido</i>) signed by <i>Daniel J. Bugbee</i> (RE: Reply 134). Filed by Daniel J Bugbee on behalf of Ideal Property Investments LLC (Bugbee, Daniel) (Entered: 10/09/2024) |
| 10/09/2024 | 139 (2 pgs) | NOTICE of Appearance. Filed by John Bender on behalf of Ideal Property Investments LLC (Bender, John) DEPUTY Clerk Note: Filer linked incorrect party and corrected by court. Modified on 10/9/2024 (CMR). (Entered: 10/09/2024) |
| 10/09/2024 | 140 (9 pgs; 2 docs) | APPLICATION for Scott Balber to Appear Pro Hac Vice. Filed by Sean V. Small on behalf of 352 Capital. (Attachments: # 1 Proposed Form of Order) (Small, Sean) DEPUTY Clerk Note: Removed "and Notice" from docket text to match document. Modified on 10/10/2024 (TJL). (Entered: 10/09/2024) |
| 10/09/2024 | 141 (9 pgs; 2 docs) | APPLICATION for Michael Jones to Appear Pro Hac Vice. Filed by Sean V. Small on behalf of 352 Capital. (Attachments: # 1 Proposed Form of Order) (Small, Sean) DEPUTY Clerk Note: Removed "and Notice" from docket text to match document. Modified on 10/10/2024 (TJL). (Entered: 10/09/2024) |
| 10/09/2024 | 142 (9 pgs; 2 docs) | APPLICATION for Peter Behmke to Appear Pro Hac Vice. Filed by Sean V. Small on behalf of 352 Capital. (Attachments: # 1 Proposed Form of Order) (Small, Sean) DEPUTY Clerk Note: Removed "and Notice" from docket text to match document. Modified on 10/10/2024 (TJL). (Entered: 10/09/2024) |
| 10/09/2024 | 143 (38 pgs) | RESPONSE 352 Capital Fund ABS Master Fund LP's Response to Limited Objections of First Fed and Joinder signed by <i>Sean V. Small</i> (RE: Objection 116). Filed by Sean V. Small on behalf of 352 Capital (Small, Sean) (Entered: 10/09/2024) |
| 10/09/2024 | 144 (3 pgs) | ORDER Uploaded. Filed by Small, Sean. (RE: 140) (Entered: 10/09/2024) |
| 10/09/2024 | 145 (3 pgs) | ORDER Uploaded. Filed by Small, Sean. (RE: 141) (Entered: 10/09/2024) |

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| 10/09/2024 | 146 (3 pgs) | ORDER Uploaded. Filed by Small, Sean. (RE: 142) (Entered: 10/09/2024) |
| 10/09/2024 | 147 | WITHDRAWAL (RE: Notice of Appearance 139). Filed by John Bender on behalf of Official Committee of Unsecured Creditors (Bender, John) (Entered: 10/09/2024) |
| 10/09/2024 | 148 (1 pg) | NOTICE of Appearance. Filed by John Bender on behalf of Official Committee of Unsecured Creditors (Bender, John) (Entered: 10/09/2024) |
| 10/09/2024 | 149 (1444 pgs; 15 docs) | DECLARATION of Scott S. Balber ISO 352 Capital Fund's Response to Limited Objections of First Fed and Joinder signed by Scott S. Balber (RE: Objection 116). (Attachments: # 1 Exhibit Exhibit 1 # 2 Exhibit Exhibit 2 # 3 Exhibit Exhibit 3 # 4 Exhibit Exhibit 4 # 5 Exhibit Exhibit 5 # 6 Exhibit Exhibit 6 # 7 Exhibit Exhibit 7 # 8 Exhibit Exhibit 8 # 9 Exhibit Exhibit 9 # 10 Exhibit Exhibit 10 # 11 Exhibit Exhibit 11 # 12 Exhibit Exhibit 12 # 13 Exhibit Exhibit 13 # 14 Exhibit Exhibit 14) Filed by Sean V. Small on behalf of 352 Capital (Small, Sean) (Entered: 10/09/2024) |
| 10/09/2024 | 150 (14 pgs; 2 docs) | MOTION to Authorize <i>Merger of Subsidiaries</i> . Filed by Dominique R Scalia on behalf of Ideal Property Investments LLC. (Attachments: # 1 Proposed Form of Order) (Scalia, Dominique) (Entered: 10/09/2024) |
| 10/09/2024 | 151 (149 pgs; 12 docs) | DECLARATION of Amit Ranade in Support of Motion to Authorize Subsidiary Merger signed by Amit Ranade (RE: Motion to Authorize 150). (Attachments: # 1 Exhibit A # 2 Exhibit B # 3 Exhibit C # 4 Exhibit D # 5 Exhibit E # 6 Exhibit F # 7 Exhibit G # 8 Exhibit H # 9 Exhibit I # 10 Exhibit J # 11 Exhibit K) Filed by Dominique R Scalia on behalf of Ideal Property Investments LLC (Scalia, Dominique) (Entered: 10/09/2024) |
| 10/09/2024 | 152 (3 pgs) | OBJECTION (RE: Motion to Sell Property Free and Clear of Liens 79). Filed by John Bender on behalf of Official Committee of Unsecured Creditors (Bender, John) (Entered: 10/09/2024) |
| 10/10/2024 | 153 | MINUTE Entry. Applications for Employment. HELD. The Court GRANTED the Applications. Ms. Scalia shall submit the order. Appearances: Dan Bugbee, Laurie Thorton, and Dominique Scalia, attorneys for debtor; Joe Fanelli, Joe Fanelli Properties LLC; Greg Fox and Todd Brannon, attorneys for First Fed Bank; Sean Small and John Belmke, attorneys for 352 Capital; Adam Doupe, attorney for Socotra REIT I, LLC; John Bender, attorney for unsecured creditor committee; and Aashish M. Parekh, Manager, Facts Property Services. (RE: Application to Approve Employment 37 , Application to Approve Employment 83). (JKB). (Entered: 10/10/2024) |
| 10/10/2024 | 154 (3 pgs) | NOTICE of Appearance and Request for Notice. Filed by Danny Newman on behalf of Water Station Management LLC, Creative Technologies, LLC, Refreshing USA, LLC (Newman, Danny) (Entered: 10/10/2024) |
| 10/10/2024 | 155 (2 pgs) | ORDER Uploaded. Filed by Scalia, Dominique. (RE: 34) (Entered: 10/10/2024) |
| 10/10/2024 | 156 (2 pgs) | ORDER Uploaded. Filed by Scalia, Dominique. (RE: 37) (Entered: 10/10/2024) |
| 10/10/2024 | 157 (1 pg) |  PDF with attached Audio File. Court Date & Time [10/10/2024 10:30:23 AM]. File Size [48584 KB]. Run Time [01:41:13]. (JoleneBritton). (Entered: 10/10/2024) |
| 10/10/2024 | 158 | ORDER Granting Application to Appear Pro Hac Vice. Pursuant to Local Bankruptcy Rule 9010-1(a)(3) and Local Rule 83.2 of the United States District Court for the Eastern District of Washington, Attorney Scott S. Balber for 352 Capital is hereby admitted <i>pro hac vice</i> to practice in the United States Bankruptcy Court for the Eastern District of Washington in the above-captioned case and any related bankruptcy cases and adversary proceedings. Counsel of record, Sean V. Small, shall sign all pleadings, motions, and other papers prior to filing, and shall meaningfully participate in this case. SO ORDERED. Frederick P. Corbit, U.S. Bankruptcy Judge. TEXT-ONLY ORDER; NO PDF DOCUMENT WILL BE ISSUED. RECEIPT Number 27ICA2O9, Fee Amount \$200.00 (RE: 140) . (TJL) (Entered: 10/10/2024) |
| 10/10/2024 | 159 | MINUTE Entry. Motion to Sell Property Free and Clear of Liens . HELD. The Court granted the Motion with modifications to the order as set forth on the record. Counsel for the debtor to submit the order, with approval by Mr. Doupe and Mr. Bender. Appearances: Dan Bugbee, Laurie Thorton, and Dominique Scalia, attorneys for debtor; Joe Fanelli, Joe Fanelli Properties LLC; Greg Fox and Todd Brannon, attorneys for First Fed Bank; Sean Small and John Belmke, attorneys for 352 Capital; Adam Doupe, attorney for Socotra REIT I, LLC; John Bender, attorney for unsecured creditor committee; Jay Kornfield, attorney for The Pacific Parties; and Aashish M. Parekh, Manager, Facts Property Services. (RE: Motion to Sell Property Free and Clear of Liens 79). (JKB) (Entered: 10/10/2024) |
| 10/10/2024 | 160 (6 pgs) | ORDER Uploaded. Filed by Scalia, Dominique. (RE: 16) (Entered: 10/10/2024) |
| 10/10/2024 | 161 (2 pgs) | NOTICE of Motion and Time to Object. Filed by Dominique R Scalia on behalf of Ideal Property Investments LLC (RE: Motion to Authorize 150). (Scalia, Dominique) (Entered: 10/10/2024) |
| 10/10/2024 | 162 | MINUTE Entry Re: Continued Hearing - Cash Collateral . HELD. As set forth on the record, the Court granted the interim use of cash collateral with a continued hearing scheduled on 11/12/2024 at 10:30 AM at Judge Corbit: Zoomgov.com or call 669-254-5252, Meeting ID: 160 692 2376. Counsel to submit the order. Appearances: Dan Bugbee, Laurie Thorton, and Dominique Scalia, attorneys for debtor; Joe Fanelli, Joe Fanelli Properties LLC; Greg Fox and Todd Brannon, attorneys for First Fed Bank; Sean Small and John Belmke, attorneys for 352 Capital; Adam Doupe, attorney for Socotra REIT I, LLC; John Bender, attorney for unsecured creditor committee; Jay Kornfield, attorney for The Pacific Parties; and Aashish M. Parekh, Manager, Facts Property Services. (RE: Motion to Use Cash Collateral 16 , Motion for Adequate Assurance 12). (JKB) (Entered: 10/10/2024) |
| 10/10/2024 | 163 | ORDER Granting Application to Appear Pro Hac Vice. Pursuant to Local Bankruptcy Rule 9010-1(a)(3) and Local Rule 83.2 of the United States District Court for the Eastern District of Washington, Attorney Michael P. Jones for 352 Capital is hereby admitted <i>pro hac vice</i> to practice in the United States Bankruptcy Court for the Eastern District of Washington in the above-captioned case and any related bankruptcy cases and adversary proceedings. Counsel of record, Sean V. Small, shall sign all pleadings, motions, and other papers prior to filing, and shall meaningfully participate in this case. SO ORDERED. Frederick P. Corbit, U.S. Bankruptcy Judge. TEXT-ONLY ORDER; NO PDF DOCUMENT WILL BE ISSUED. RECEIPT Number 27ICA2OL, Fee Amount \$200.00 (RE: 141) . (TJL) (Entered: 10/10/2024) |

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| 10/10/2024 | 164 | ORDER Granting Application to Appear Pro Hac Vice. Pursuant to Local Bankruptcy Rule 9010-1(a)(3) and Local Rule 83.2 of the United States District Court for the Eastern District of Washington, Attorney Peter J. Behmke for 352 Capital is hereby admitted <i>pro hac vice</i> to practice in the United States Bankruptcy Court for the Eastern District of Washington in the above-captioned case and any related bankruptcy cases and adversary proceedings. Counsel of record, Sean V. Small, shall sign all pleadings, motions, and other papers prior to filing, and shall meaningfully participate in this case. SO ORDERED. Frederick P. Corbit, U.S. Bankruptcy Judge. TEXT-ONLY ORDER; NO PDF DOCUMENT WILL BE ISSUED. RECEIPT Number 27ICA2OP, Fee Amount \$200.00 (RE: 142) . (TJL) (Entered: 10/10/2024) |
| 10/10/2024 | 165 (5 pgs) | ORDER Uploaded. Filed by Bugbee, Daniel. (RE: 16) (Entered: 10/10/2024) |
| 10/10/2024 | 166 (2 pgs) | ORDER Granting Application to Approve Employment of J. Fanelli Properties LLC as Real Estate Consultant (RE: 34). (TJL) (Entered: 10/10/2024) |
| 10/10/2024 | 167 (2 pgs) | ORDER Granting Application to Approve Employment of NAI Puget Sound Properties as Real Estate Broker (RE: 37). (TJL) (Entered: 10/10/2024) |
| 10/10/2024 | 168 (5 pgs) | ORDER Granting Interim Motion To Use Cash Collateral and Granting Adequate Protection (RE: 16) Hearing scheduled 11/12/2024 at 10:30 AM at Judge Corbit: Zoomgov.com or call 669-254-5252, Meeting ID: 160 692 2376. Case Judge is Frederick P. Corbit. (TJL) (Entered: 10/10/2024) |
| 10/11/2024 | 169 (10 pgs) | ORDER Uploaded. Filed by Scalia, Dominique. (RE: 79) (Entered: 10/11/2024) |
| 10/11/2024 | 170 (13 pgs) | CERTIFICATE of Service. Filed by Dominique R Scalia on behalf of Ideal Property Investments LLC (RE: Motion to Authorize 150). (Scalia, Dominique) (Entered: 10/11/2024) |
| 10/11/2024 | 171 (3 pgs) | CERTIFICATE of Service. Filed by Dominique R Scalia on behalf of Ideal Property Investments LLC (RE: Motion to Authorize 150). (Scalia, Dominique) (Entered: 10/11/2024) |
| 10/11/2024 | 172 (3 pgs) | NOTICE of Hearing. Filed by Daniel J Bugbee on behalf of Ideal Property Investments LLC (RE: Motion to Use Cash Collateral 16). The Hearing date is set for 11/12/2024 at 10:30 AM at Judge Corbit: Zoomgov.com or call 669-254-5252, Meeting ID: 160 692 2376. (Bugbee, Daniel) (Entered: 10/11/2024) |
| 10/11/2024 | 173 (10 pgs) | ORDER Granting Motion To Sell Property Free and Clear of Liens: 530 Oppen Street, Escondido, California (RE: 79). (TJL) (Entered: 10/11/2024) |
| 10/14/2024 | 174 (6 pgs) | APPLICATION for Jason Kathman to Appear Pro Hac Vice. Filed by Sean V. Small on behalf of 352 Capital. (Small, Sean) DEPUTY Clerk Note: Removed "and Notice" from docket text to match document. Modified on 10/15/2024 (TJL). (Entered: 10/14/2024) |
| 10/15/2024 | 175 (13 pgs) | CERTIFICATE of Service. Filed by Daniel J Bugbee on behalf of Ideal Property Investments LLC (RE: Notice of Hearing 172). (Bugbee, Daniel) (Entered: 10/15/2024) |
| 10/15/2024 | 176 | ORDER Granting Application to Appear Pro Hac Vice. Pursuant to Local Bankruptcy Rule 9010-1(a)(3) and Local Rule 83.2 of the United States District Court for the Eastern District of Washington, Attorney Jason Kathman for 352 Capital is hereby admitted <i>pro hac vice</i> to practice in the United States Bankruptcy Court for the Eastern District of Washington in the above-captioned case and any related bankruptcy cases and adversary proceedings. Counsel of record, Sean V. Small, shall sign all pleadings, motions, and other papers prior to filing, and shall meaningfully participate in this case. SO ORDERED. Frederick P. Corbit, U.S. Bankruptcy Judge. TEXT-ONLY ORDER; NO PDF DOCUMENT WILL BE ISSUED. RECEIPT Number 27IFM0E3, Fee Amount \$200.00 (RE: 174) . (TJL) (Entered: 10/15/2024) |
| 10/15/2024 | 177 (12 pgs; 2 docs) | MOTION to Authorize <i>Debtor to Incur Postpetition Secured Debt to Finance Insurance Premiums</i> . Filed by Daniel J Bugbee on behalf of Ideal Property Investments LLC. (Attachments: # 1 Proposed Form of Order) (Bugbee, Daniel) (Entered: 10/15/2024) |
| 10/15/2024 | 178 (10 pgs) | DECLARATION of <i>Joseph Fanelli in Support of Debtor's Motion</i> signed by <i>Joseph Fanelli</i> (RE: Motion to Authorize 177). Filed by Daniel J Bugbee on behalf of Ideal Property Investments LLC (Bugbee, Daniel) (Entered: 10/15/2024) |
| 10/15/2024 | 179 (6 pgs; 2 docs) | MOTION to Shorten Time (RE: Motion to Authorize 177) . Filed by Daniel J Bugbee on behalf of Ideal Property Investments LLC. (Attachments: # 1 Proposed Form of Order) (Bugbee, Daniel) (Entered: 10/15/2024) |
| 10/15/2024 | 180 (2 pgs) | ORDER Uploaded. Filed by Bugbee, Daniel. (RE: 179) (Entered: 10/15/2024) |
| 10/15/2024 | 181 | CERTIFICATE of Service. I, Daniel J. Bugbee, certify under penalty of perjury that the following is true and correct. I am over the age of eighteen. On 10/15/2024, I filed the following document(s): Ex Parte Motion to Shorten Time for Hearing on Debtor's Motion for Order Authorizing Debtor to Incur Postpetition Secured Debt to Finance Insurance Premiums. The recipient(s) name, address and/or email: John Bender john.bender@klgates.com, tuy@corrcronin.com; Todd Brannon brannon@lanepowell.com; Adam Doupe adoupe@buchalter.com, mbrandt@buchalter.com; Gary Dyer Gary.W.Dyer@usdoj.gov; Benjamin Ellison salishsealegal@outlook.com; Gregory Fox FoxG@Lanepowell.com, norbya@lanepowell.com; Docketing@lanepowell.com; Armand J. Kornfeld jkornfeld@bskd.com, psutton@bskd.com; Thomas Linde tomlinde@schweetlaw.com, karenl@schweetlaw.com; Danny Newman danny.newman@tonkon.com; David Papiez dpapiez@foxrothschild.com; Amit Ranade aranade@swlaw.com, tgere@swlaw.com; Joseph Sakay jsakay@buchalter.com, pjolley@buchalter.com, cdaniel@buchalter.com; Mallory Bouchee Satre msatre@swlaw.com, bpartridge@swlaw.com; tgere@swlaw.com; Sean Small small@lasher.com, spadafora@lasher.com, pendleton@lasher.com, Scott.Balber@hsf.com, Peter.Behmke@hsf.com, Michael.Jones@hsf.com, krachunis@lasher.com; Michael Sperry michael@schweetlaw.com; Randall Thomsen randallt@harriganley.com, kyle.hirsch@bclplaw.com; Christine Tobin-Presser ctobin@bskd.com, psutton@bskd.com. Registered ECF participants are served upon filing of the document(s) based on receipt of a Notice of Electronic Filing. Filed by Daniel J Bugbee on behalf of Ideal Property Investments LLC (RE: Motion to Shorten Time 179). (Bugbee, Daniel) (Entered: 10/15/2024) |

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| 10/15/2024 | 182 (2 pgs) | ORDER Uploaded. Filed by Bugbee, Daniel. (RE: 179) (Entered: 10/15/2024) |
| 10/16/2024 | 183 (2 pgs) | ORDER Granting Motion to Shorten Time for Hearing on Debtor's Emergency Motion for Order Authorizing Debtor to Incur Post-Petition Secured Debt to Finance Insurance Premiums (RE: 179) . (TJL) (Entered: 10/16/2024) |
| 10/16/2024 | 184 (2 pgs) | NOTICE of Hearing. Filed by Daniel J Bugbee on behalf of Ideal Property Investments LLC (RE: Motion to Authorize 177). The Hearing date is set for 10/16/2024 at 01:00 PM at Judge Corbit: Zoomgov.com or call 669-254-5252, Meeting ID: 160 692 2376. (Bugbee, Daniel) (Entered: 10/16/2024) |
| 10/16/2024 | 185 (8 pgs) | CERTIFICATE of Service. Filed by Daniel J Bugbee on behalf of Ideal Property Investments LLC (RE: Motion to Authorize 177). (Bugbee, Daniel) (Entered: 10/16/2024) |
| 10/16/2024 | 186 (3 pgs) | ORDER Uploaded. Filed by Bugbee, Daniel. (RE: 177) (Entered: 10/16/2024) |
| 10/16/2024 | 187 (1 pg) |  PDF with attached Audio File. Court Date & Time [10/16/2024 12:59:06 PM]. File Size [8960 KB]. Run Time [00:18:40]. (admin). (Entered: 10/16/2024) |
| 10/16/2024 | 188 | MINUTE Entry. Emergency Hearing on Motion to Authorize Debtor to Incur Postpetition Secured Debt to Finance Insurance Premiums and Motion to Shorten Time. HELD. The Court granted the Motion with modifications to the order as set forth on the record. Motion to Shorten Time - Order Granting entered 10/16/2024. Counsel for the debtor to submit the order. Appearances: Danny Newman, attorney for Water Station Management LLC, Creative Technologies, LLC, Refreshing USA, LLC; Sean V. Small, attorney for 352 Capital; Daniel J Bugbee, attorney for debtor; Michael M Sperry, attorney for Everett 1 LLC; Todd Brannon, attorney for First Federal Bank; David P Papiez, attorney for First Security Bank of Nevada; Amy Lambdin, attorney for U.S. Trustee; Joe Sakay, attorney for Socotra REIT I, LLC (RE: Motion to Authorize 177 , Motion to Shorten Time 183 , Notice of Hearing 184). (TLJ) (Entered: 10/16/2024) |
| 10/16/2024 | 189 (3 pgs) | INTERIM ORDER Granting Motion to Authorize Debtor to Incur Post-Petition Secured Debt to Finance Insurance Premiums (RE: 177). (TJL) (Entered: 10/16/2024) |
| 10/16/2024 | 190 (3 pgs) | NOTICE of Motion and Notice of Hearing if Objection Received. Filed by Daniel J Bugbee on behalf of Ideal Property Investments LLC (RE: Motion to Authorize 177). Hearing to be held on 11/12/2024 at 10:30 AM at Judge Corbit: Zoomgov.com or call 669-254-5252, Meeting ID: 160 692 2376. (Bugbee, Daniel) (Entered: 10/16/2024) |
| 10/16/2024 | 191 (1 pg) | AMENDMENT to Address RE: Debtor. Filed by Daniel J Bugbee on behalf of Ideal Property Investments LLC (Bugbee, Daniel) (Entered: 10/16/2024) |
| 10/17/2024 | 192 (13 pgs) | CERTIFICATE of Service. Filed by Daniel J Bugbee on behalf of Ideal Property Investments LLC (RE: Motion to Authorize 177). (Bugbee, Daniel) (Entered: 10/17/2024) |
| 10/17/2024 | 193 (1 pg) | OBJECTION (RE: Notice for Compensation of Professional Fees 42). Filed by Aashish M. Parekh (CMR) (Entered: 10/17/2024) |
| 10/18/2024 | 194 (2 pgs) | NOTICE of Appearance. Filed by Martin J Kreshon III on behalf of James Group International, LLC (Kreshon, Martin) (Entered: 10/18/2024) |
| 10/18/2024 | 195 | REQUEST to Add Additional Email Address to Existing Party, paul@northcitylaw.com.. Filed by Martin J Kreshon III on behalf of James Group International, LLC (Kreshon, Martin) (Entered: 10/18/2024) |
| 10/18/2024 | 196 | REQUEST to Add Additional Email Address to Existing Party, clare@northcitylaw.com.. Filed by Martin J Kreshon III on behalf of James Group International, LLC (Kreshon, Martin) (Entered: 10/18/2024) |
| 10/18/2024 | 197 | REQUEST to Add Additional Email Address to Existing Party, lisaou@northcitylaw.com.. Filed by Martin J Kreshon III on behalf of James Group International, LLC (Kreshon, Martin) (Entered: 10/18/2024) |
| 10/18/2024 | 198 (15 pgs) | STATEMENT of Financial Affairs for Non-Individual and Supplement (RE: CHAPTER 11 Voluntary Petition and Accompanying Documents 1). Filed by Laurie Thornton on behalf of Ideal Property Investments LLC (Thornton, Laurie) DEPUTY Clerk Note: Supplement added to docket text. Modified on 10/22/2024 (TJL). (Entered: 10/18/2024) |
| 10/18/2024 | 199 (38 pgs) | AMENDED SCHEDULES filed: Schedule A/B, Schedule D, Schedule G, Schedule H, Summary of Assets and Liabilities, Declaration, for Non-Individual Fee Amount \$34, Amended Chapter 9 or 11 Cases Non-Individual: List of Creditors Who Have 20 Largest Unsecured Claims Against You and Are Not Insiders and Supplement. (RE: Declaration Under Penalty of Perjury 41 , Amended, Schedule A/B, Schedule D - Creditors Having Claims Secured by Property, Schedule E/F, Schedule Summary of Assets and Liabilities, Schedule G: Executory Contracts and Unexpired Leases 90 , Amended Schedules 91). Filed by Laurie Thornton on behalf of Ideal Property Investments LLC (Thornton, Laurie) DEPUTY Clerk Note: Amended Chapter 9 or 11 Cases Non-Individual: List of Creditors Who Have 20 Largest Unsecured Claims Against You and Are Not Insiders and Supplement added to docket text. Schedule I and J removed from docket text. Modified on 10/22/2024 (TJL). (Entered: 10/18/2024) |
| 10/18/2024 | | RECEIPT of Amended Schedules(24-01421-FPC11) [misc,amdscht] (34.00) Filing Fee. Receipt number A8548279. Fee amount 34.00 (RE: Amended Schedules 199). (U.S. Treasury) (Entered: 10/18/2024) |
| 10/21/2024 | 200 (4 pgs; 2 docs) | MOTION for Relief from Stay as to <i>Water Vending Machines</i> . Fee Amount \$199. Filed by Martin J Kreshon III on behalf of James Group International, LLC. (Attachments: # 1 Proposed Form of Order) (Kreshon, Martin) DEPUTY Clerk Note: Entry clarified. Modified on 10/22/2024 (TJL). (Entered: 10/21/2024) |

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| 10/21/2024 | | RECEIPT of Motion for Relief from Stay(24-01421-FPC11) [motion,mrlfsty] (199.00) Filing Fee. Receipt number A8549468. Fee amount 199.00 (RE: Motion for Relief from Stay 200). (U.S. Treasury) (Entered: 10/21/2024) |
| 10/21/2024 | 201 (2 pgs) | DECLARATION of <i>Don James ISO App Relief from Stay</i> signed by <i>Don James</i> (RE: Motion for Relief from Stay 200). Filed by Martin J Kreshon III on behalf of James Group International, LLC (Kreshon, Martin) (Entered: 10/21/2024) |
| 10/21/2024 | 202 (61 pgs) | DECLARATION of <i>Paul Barrera ISO App Relief from Stay</i> signed by <i>Paul Barrera</i> (RE: Motion for Relief from Stay 200). Filed by Martin J Kreshon III on behalf of James Group International, LLC (Kreshon, Martin) (Entered: 10/21/2024) |
| 10/21/2024 | 203 (2 pgs) | NOTICE of Motion and Notice of Hearing if Objection Received. (RE: Motion for Relief from Stay 200). Hearing to be held on 11/5/2024 at 11:00 AM at Judge Corbit: Zoomgov.com or call 669-254-5252, Meeting ID: 160 692 2376. Filed by Martin J Kreshon III on behalf of James Group International, LLC (Kreshon, Martin) (Entered: 10/21/2024) |
| 10/21/2024 | 204 (25 pgs; 2 docs) | CHAPTER 11 Monthly Operating Report for the Month Ending: 09/30/2024. (Attachments: # 1 Attachment 1) Filed by Laurie Thornton on behalf of Ideal Property Investments LLC (Thornton, Laurie) (Entered: 10/21/2024) |
| 10/22/2024 | 205 (10 pgs) | CERTIFICATE of Service. Filed by Martin J Kreshon III on behalf of James Group International, LLC (RE: Motion for Relief from Stay 200). (Kreshon, Martin) (Entered: 10/22/2024) |
| 10/22/2024 | 206 (2 pgs) | AMENDED. Filed by U.S. Trustee (RE: Appointment of Unsecured Creditors' Committee 115). (Dyer, Gary) (Entered: 10/22/2024) |
| 10/23/2024 | 207 | REQUEST to Add Additional Email Address to Existing Party, luksetich@lasher.com.. Filed by Sean V. Small on behalf of 352 Capital (Small, Sean) (Entered: 10/23/2024) |
| 10/23/2024 | 208 | REQUEST to Add Additional Email Address to Existing Party, chepurin@lasher.com.. Filed by Sean V. Small on behalf of 352 Capital (Small, Sean) (Entered: 10/23/2024) |
| 10/23/2024 | 209 (2 pgs) | SUPPLEMENT to <i>Second Interim Order Re: Use of Cash Collateral. Budget Approved per hearing held on 10/10/2024</i> . (RE: Order on Motion to Use Cash Collateral 168). Filed by Dominique R Scalia on behalf of Ideal Property Investments LLC (Scalia, Dominique) (Entered: 10/23/2024) |
| 10/24/2024 | 210 (3 pgs) | OBJECTION (Filed as WITHDRAWAL and corrected by court) (RE: Objection 152). Filed by John T. Bender on behalf of Official Committee of Unsecured Creditors (Bender, John) Modified on 10/28/2024 (TJL). (Entered: 10/24/2024) |
| 10/28/2024 | 211 | WITHDRAWAL (RE: Objection 152 , Withdrawal 210). Filed by John T. Bender on behalf of Official Committee of Unsecured Creditors (Bender, John) (Entered: 10/28/2024) |
| 10/29/2024 | 212 | WITHDRAWAL (RE: Motion for Relief from Stay 200). Filed by Martin J Kreshon III on behalf of James Group International, LLC (Kreshon, Martin) (Entered: 10/29/2024) |
| 10/29/2024 | 213 (7 pgs; 2 docs) | EX PARTE APPLICATION to Approve Employment of <i>K&L Gates LLP as Law Firm</i> .. Filed by John T. Bender on behalf of Official Committee of Unsecured Creditors. (Attachments: # 1 Proposed Form of Order) (Bender, John) (Entered: 10/29/2024) |
| 10/29/2024 | 214 (4 pgs) | EX PARTE DECLARATION of <i>John T. Bender ISO Ex Parte Application for Order Authorizing Employment of K&L Gates LLP</i> signed by <i>John T. Bender</i> (RE: Application to Approve Employment 213). Filed by John T. Bender on behalf of Official Committee of Unsecured Creditors (Bender, John) (Entered: 10/29/2024) |
| 10/29/2024 | 215 (2 pgs) | ORDER Uploaded. Filed by Bender, John. (RE: 213) (Entered: 10/29/2024) |
| 10/30/2024 | 216 (4 pgs; 2 docs) | MOTION for 2004 Examination of Skiyou Consulting - Not Scheduled. Filed by Laurie Thornton on behalf of Ideal Property Investments LLC. (Attachments: # 1 Proposed Form of Order) (Thornton, Laurie) (Entered: 10/30/2024) |
| 10/30/2024 | 217 (2 pgs) | ORDER Uploaded. Filed by Thornton, Laurie. (RE: 216) (Entered: 10/30/2024) |
| 10/31/2024 | 218 | CERTIFICATE of Service. I, Laurie M. Thornton, certify under penalty of perjury that the following is true and correct. I am over the age of eighteen. On 10/30/2024, I filed the following document(s): Ex Parte Motion for 2004 Examination of Skiyou Consulting. The recipient(s) name, address and/or email: John Bender john.bender@klgates.com, tuy@correronin.com; john.bender@klgates.com, tuy@correronin.com; Todd Brannon brannon@lanepowell.com, commerciallitigationsupport@lanepowell.com, docketing@lanepowell.com; Adam Doupe adoupe@buchalter.com, mbrandt@buchalter.com; Gary Dwyer Gary.W.Dyer@usdoj.gov; Benjamin Ellison salishsealegal@outlook.com; Gregory Fox FoxG@Lanepowell.com, norbya@lanepowell.com, Docketing@lanepowell.com; Armand Kornfeld jkornfeld@bskd.com, putton@bskd.com, putton@ecf.courtdrive.com; Martin Kreshon III martin@northcitylaw.com; Thomas Linde tomlinde@schweetlaw.com, karenl@schweetlaw.com; Danny Newman danny.newman@tonkon.com, spencer.fisher@tonkon.com, candace.duncan@tonkon.com, jennifer.gutchess@tonkon.com; David Papiez dpapiez@foxrothschild.com; Amit Ranade aranade@swlaw.com, tgere@swlaw.com, pdxecf@swlaw.com, bpartridge@swlaw.com; Joseph Sakay jsakay@buchalter.com, pjolley@buchalter.com, cdaniel@buchalter.com; Mallory Lynn Bouchee Satre msatre@swlaw.com, bpartridge@swlaw.com, tgere@swlaw.com, pdxecf@swlaw.com; Sean Small small@lasher.com, spadafora@lasher.com, pendleton@lasher.com, Scott.Balber@hsf.com, Peter.Behmke@hsf.com, Michael.Jones@hsf.com, luksetich@lasher.com, chepurin@lasher.com, krachunis@lasher.com; Michael Sperry michael@schweetlaw.com, maureenf@schweetlaw.com, alis@schweetlaw.com, karenl@schweetlaw.com, travise@schweetlaw.com; Randall Thomsen randallt@harriganleyh.com, kyle.hirsch@bclplaw.com, will.easley@bclplaw.com, randall.thomsen@bclplaw.com, florine.fujita@bclplaw.com, randall-thomsen-6983@ecf.pacerpro.com; Christine Tobin ctobin@bskd.com, putton@bskd.com, putton@ecf.courtdrive.com, vbraxton@bskd.com, vbraxton@ecf.courtdrive.com, mbeck@bskd.com, mbeck@ecf.courtdrive.com, ctobin@ecf.courtdrive.com, eyocom@bskd.com, eyocom@ecf.courtdrive.com; US Trustee USTP.REGION18.SP.ECF@usdoj.gov. Registered ECF participants are served upon filing of the document(s) based |

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| | | on receipt of a Notice of Electronic Filing. Filed by Laurie Thornton on behalf of Ideal Property Investments LLC (RE: Motion for 2004 Examination ²¹⁶). (Thornton, Laurie) (Entered: 10/31/2024) |
| 10/31/2024 | ²¹⁹ (4 pgs; 2 docs) | MOTION for 2004 Examination of Title Companies: Fidelity National Title Insurance Company, First American Title Insurance Company, Old Republic National Title Insurance Group, and Stewart Title Guaranty Company - Not Scheduled. Filed by Dominique R Scalia on behalf of Ideal Property Investments LLC. (Attachments: # ¹ Proposed Form of Order) (Scalia, Dominique) (Entered: 10/31/2024) |
| 10/31/2024 | 220 | CERTIFICATE of Service. I, Dominique R. Scalia, certify under penalty of perjury that the following is true and correct. I am over the age of eighteen. On 10/31/2024, I filed the following document(s): Ex Parte Application for 2004 Order Requiring Production of Documents from Title Companies. The recipient(s) name, address and/or email: John Bender john.bender@klgates.com, tuy@correronin.com; Todd Brannon brannon@lanepowell.com, commerciallitigationsupport@lanepowell.com, docketing@lanepowell.com; Adam Doupe adoupe@buchalter.com, mbrandt@buchalter.com; Gary Dwyer Gary.W.Dyer@usdoj.gov; Benjamin Ellison salishsealegal@outlook.com; Gregory Fox FoxG@Lanepowell.com, norbya@lanepowell.com, Docketing@lanepowell.com; Armand Kornfeld jkornfeld@bskd.com, psutton@bskd.com, psutton@ecf.courtdrive.com; Martin Kreshon III martin@northcitylaw.com; Thomas Linde tomlinde@schweetlaw.com, karenl@schweetlaw.com; Danny Newman danny.newman@tonkon.com, spencer.fisher@tonkon.com, candace.duncan@tonkon.com, jennifer.gutchess@tonkon.com; David Papiez dpapiez@foxrothschild.com; Amit Ranade aranade@swlaw.com, tgere@swlaw.com, pdxecf@swlaw.com, bpartridge@swlaw.com; Joseph Sakay jsakay@buchalter.com, pjolley@buchalter.com, cdaniel@buchalter.com; Mallory Lynn Bouchee Satre msatre@swlaw.com, bpartridge@swlaw.com, tgere@swlaw.com, pdxecf@swlaw.com; Sean Small small@lasher.com, spadafora@lasher.com, pendleton@lasher.com, Scott.Balber@hsf.com, Peter.Behmke@hsf.com, Michael.Jones@hsf.com, luksetich@lasher.com, chepurin@lasher.com, krachunis@lasher.com; Michael Sperry michael.s@schweetlaw.com, maureenf@schweetlaw.com, alis@schweetlaw.com, karenl@schweetlaw.com, travise@schweetlaw.com; Randall Thomsen randallt@harriganleyh.com, kyle.hirsch@bclplaw.com, will.easley@bclplaw.com, randall.thomsen@bclplaw.com, florine.fujita@bclplaw.com, randall-thomsen-6983@ecf.pacerpro.com; Christine Tobin ctobin@bskd.com, psutton@bskd.com, psutton@ecf.courtdrive.com, vbraxton@bskd.com, vbraxton@ecf.courtdrive.com, mbeck@bskd.com, mbeck@ecf.courtdrive.com, ctobin@ecf.courtdrive.com, eyocom@bskd.com, eyocom@ecf.courtdrive.com; US Trustee USTP.REGION18.SP.ECF@usdoj.gov. Registered ECF participants are served upon filing of the document(s) based on receipt of a Notice of Electronic Filing. Filed by Dominique R Scalia on behalf of Ideal Property Investments LLC (RE: Motion for 2004 Examination ²¹⁹). (Scalia, Dominique) (Entered: 10/31/2024) |
| 10/31/2024 | ²²¹ (2 pgs) | ORDER Uploaded. Filed by Scalia, Dominique. (RE: ²¹⁹) (Entered: 10/31/2024) |
| 11/01/2024 | ²²² (4 pgs; 2 docs) | MOTION for 2004 Examination of Bank of America - Not Scheduled. Filed by Daniel J Bugbee on behalf of Ideal Property Investments LLC. (Attachments: # ¹ Proposed Form of Order) (Bugbee, Daniel) (Entered: 11/01/2024) |
| 11/01/2024 | 223 | CERTIFICATE of Service. I, Daniel J. Bugbee, certify under penalty of perjury that the following is true and correct. I am over the age of eighteen. On 11/1/2024, I filed the following document(s): Ex Parte Application for 2004 Order Requiring Production of Documents. The recipient(s) name, address and/or email: John Bender john.bender@klgates.com, tuy@correronin.com; Todd Brannon brannon@lanepowell.com, commerciallitigationsupport@lanepowell.com, docketing@lanepowell.com; Adam Doupe adoupe@buchalter.com, mbrandt@buchalter.com; Gary Dwyer Gary.W.Dyer@usdoj.gov; Benjamin Ellison salishsealegal@outlook.com; Gregory Fox FoxG@Lanepowell.com, norbya@lanepowell.com, Docketing@lanepowell.com; Armand Kornfeld jkornfeld@bskd.com, psutton@bskd.com, psutton@ecf.courtdrive.com; Martin Kreshon III martin@northcitylaw.com; Thomas Linde tomlinde@schweetlaw.com, karenl@schweetlaw.com; Danny Newman danny.newman@tonkon.com, spencer.fisher@tonkon.com, candace.duncan@tonkon.com, jennifer.gutchess@tonkon.com; David Papiez dpapiez@foxrothschild.com; Amit Ranade aranade@swlaw.com, tgere@swlaw.com, pdxecf@swlaw.com, bpartridge@swlaw.com; Joseph Sakay jsakay@buchalter.com, pjolley@buchalter.com, cdaniel@buchalter.com; Mallory Lynn Bouchee Satre msatre@swlaw.com, bpartridge@swlaw.com, tgere@swlaw.com, pdxecf@swlaw.com; Sean Small small@lasher.com, spadafora@lasher.com, pendleton@lasher.com, Scott.Balber@hsf.com, Peter.Behmke@hsf.com, Michael.Jones@hsf.com, luksetich@lasher.com, chepurin@lasher.com, krachunis@lasher.com; Michael Sperry michael.s@schweetlaw.com, maureenf@schweetlaw.com, alis@schweetlaw.com, karenl@schweetlaw.com, travise@schweetlaw.com; Randall Thomsen randallt@harriganleyh.com, kyle.hirsch@bclplaw.com, will.easley@bclplaw.com, randall.thomsen@bclplaw.com, florine.fujita@bclplaw.com, randall-thomsen-6983@ecf.pacerpro.com; Christine Tobin ctobin@bskd.com, psutton@bskd.com, psutton@ecf.courtdrive.com, vbraxton@bskd.com, vbraxton@ecf.courtdrive.com, mbeck@bskd.com, mbeck@ecf.courtdrive.com, ctobin@ecf.courtdrive.com, eyocom@bskd.com, eyocom@ecf.courtdrive.com; US Trustee USTP.REGION18.SP.ECF@usdoj.gov. Registered ECF participants are served upon filing of the document(s) based on receipt of a Notice of Electronic Filing. Filed by Daniel J Bugbee on behalf of Ideal Property Investments LLC (RE: Motion for 2004 Examination ²²²). (Bugbee, Daniel) (Entered: 11/01/2024) |
| 11/01/2024 | ²²⁴ (2 pgs) | ORDER Uploaded. Filed by Bugbee, Daniel. (RE: ²²²) (Entered: 11/01/2024) |
| 11/01/2024 | 225 | MINUTE Entry.Motion for Relief From Stay. NOT HELD. Stricken - withdrawal of the motion filed. (RE: Motion for Relief from Stay ²⁰⁰). (JKB) (Entered: 11/01/2024) |
| 11/01/2024 | ²²⁶ (4 pgs) | REQUEST for Notice. Filed by H2O Station Holdings, LLC, Keystone Water Holdings, LLC, Alkaline Water Holdings, LLC (Brennan, Corinne) (Entered: 11/01/2024) |
| 11/01/2024 | ²²⁷ (2 pgs) | ORDER Granting Application to Approve Employment of K&L Gates LLP as Law Firm (RE: ²¹³) . (TJL) (Entered: 11/01/2024) |
| 11/01/2024 | ²²⁸ (9 pgs; 2 docs) | MOTION for Extension of Deadline to Assume or Reject Leases and Extension of Time for Debtor to Remove Civil Actions. Filed by Dominique R Scalia on behalf of Ideal Property Investments LLC. (Attachments: # ¹ Proposed Form of Order) (Scalia, Dominique) (Entered: 11/01/2024) |
| 11/01/2024 | ²²⁹ (2 pgs) | NOTICE of Motion and Time to Object. Filed by Dominique R Scalia on behalf of Ideal Property Investments LLC (RE: Motion for Extension ²²⁸). (Scalia, Dominique) (Entered: 11/01/2024) |
| 11/01/2024 | 230 | CERTIFICATE of Service. I, Dominique R. Scalia, certify under penalty of perjury that the following is true and correct. I am over the age of eighteen. On 11/1/2024, I filed the following document(s): Motion for Extension of Deadlines and Notice of Filing |

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| | | and Time to Object. The recipient(s) name, address and/or email: John Bender john.bender@klgates.com, tuy@correronin.com; Todd Brannon brannont@lanepowell.com, commerciallitigationsupport@lanepowell.com, docketing@lanepowell.com; Adam Doupe adoupe@buchalter.com, mbrandt@buchalter.com; Gary Dwyer Gary.W.Dyer@usdoj.gov; Benjamin Ellison salishsealegal@outlook.com; Gregory Fox FoxG@Lanepowell.com, norbya@lanepowell.com, Docketing@lanepowell.com; Armand Kornfeld jkornfeld@bskd.com, psutton@bskd.com, psutton@ecf.courtdrive.com; Martin Kreshon III martin@northcitylaw.com; Thomas Linde tomlinde@schweetlaw.com, karenl@schweetlaw.com; Danny Newman danny.newman@tonkon.com, spencer.fisher@tonkon.com, candace.duncan@tonkon.com, jennifer.gutchess@tonkon.com; David Papiez dpapiez@foxrothschild.com; Amit Ranade aranade@swlaw.com, tgere@swlaw.com, pdxecf@swlaw.com, bpartridge@swlaw.com; Joseph Sakay jsakay@buchalter.com, pjolley@buchalter.com, cdaniel@buchalter.com; Mallory Lynn Bouchee Satre msatre@swlaw.com, bpartridge@swlaw.com, tgere@swlaw.com, pdxecf@swlaw.com; Sean Small small@lasher.com, spadafora@lasher.com, pendleton@lasher.com, Scott.Balber@hsf.com, Peter.Behmke@hsf.com, Michael.Jones@hsf.com, luksetich@lasher.com, chepurin@lasher.com, krachunis@lasher.com; Michael Sperry michael.s@schweetlaw.com, maureenf@schweetlaw.com, alis@schweetlaw.com, karenl@schweetlaw.com, travise@schweetlaw.com; Randall Thomsen randallt@harriganleyh.com, kyle.hirsch@bclplaw.com, will.easley@bclplaw.com, randall.thomsen@bclplaw.com, florine.fujita@bclplaw.com, randall-thomsen-6983@ecf.pacerpro.com; Christine Tobin ctobin@bskd.com, psutton@bskd.com, psutton@ecf.courtdrive.com, vbraxton@bskd.com, vbraxton@ecf.courtdrive.com, mbeck@bskd.com, mbeck@ecf.courtdrive.com, ctobin@ecf.courtdrive.com, eyocom@bskd.com, eyocom@ecf.courtdrive.com; US Trustee USTP.REGION18.SP.ECF@usdoj.gov. Registered ECF participants are served upon filing of the document(s) based on receipt of a Notice of Electronic Filing. Filed by Dominique R Scalia on behalf of Ideal Property Investments LLC (RE: Motion for Extension ²²⁸). (Scalia, Dominique) (Entered: 11/01/2024) |
| 11/01/2024 | 231 (2 pgs) | STATEMENT Pursuant to Rule 2019 of The Federal Rules of Bankruptcy Procedure. signed by Michael Gearin of Official Committee of Unsecured Creditors (RE: Appointment of Unsecured Creditors' Committee ¹¹⁵ , Amended ²⁰⁶). Filed by Michael J Gearin on behalf of Official Committee of Unsecured Creditors (Gearin, Michael) (Entered: 11/01/2024) |
| 11/04/2024 | 232 (14 pgs) | CERTIFICATE of Service. Filed by Dominique R Scalia on behalf of Ideal Property Investments LLC (RE: Motion for Extension ²²⁸). (Scalia, Dominique) (Entered: 11/04/2024) |
| 11/04/2024 | 233 | DECLARATION of No Objections. Filer represents to the Court, under penalty of perjury, that the Motion (Docket No. 121) and Notice (Docket No. 125), were served as documented in the Certificate of Service (Docket No. 133). No objections have been filed (RE: Motion to Establish Procedures ¹²¹). Filed by Daniel J Bugbee on behalf of Ideal Property Investments LLC (Bugbee, Daniel) (Entered: 11/04/2024) |